

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION	
CLINTON JOHN L CLINTON DENECE M 272 LAKE SHORE DR DUXBURY MA 02332		1 Level	0 Water	0 Feeder	0 Very Good	Description	Code	Appraised	Assessed		
			0 Septic	0 Paved	0 Very Good	RESIDNTL	1090	700,900	700,900		
		SUPPLEMENTAL DATA				RES LAND	1090	391,200	391,200		
		Alt Prcl ID	Cyclical 2		RESIDNTL	1090	6,500	6,500			
		Scnd Home	Exemption		Total					1,098,600	1,098,600
		Tax Class T	W								
		Tot Fin Area 4025	District								
		Total Acres 1.03	Res Exem								
		Chapter Lan									
		GIS ID F_857700_2838051	Assoc Pid#								

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
CLINTON JOHN L		18995 0157	10-24-2000	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
CLINTON JOHN L		16468 0279	08-03-1998	U	I	1	1F	2023	1090	536,900	2022	1090	459,600
CLINTON JOHN L & DENECE M		15137 0293	04-30-1997	U	I	1	1F		1090	348,600		1090	312,900
MCGANN DENIS J TRUSTEE		12179 0059	09-03-1993	U	I	1	1F		1090	4,400		1090	4,400
		Total						Total	889,900	Total	776,900	Total	710,400

EXEMPTIONS			OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor						
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm	Int				
		Total	0.00										

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0030					Appraised Bldg. Value (Card)			700,900
					Appraised Xf (B) Value (Bldg)			0
					Appraised Ob (B) Value (Bldg)			6,500
					Appraised Land Value (Bldg)			391,200
					Special Land Value			0
					Total Appraised Parcel Value			1,098,600
					Valuation Method			C
					Total Appraised Parcel Value			1,098,600

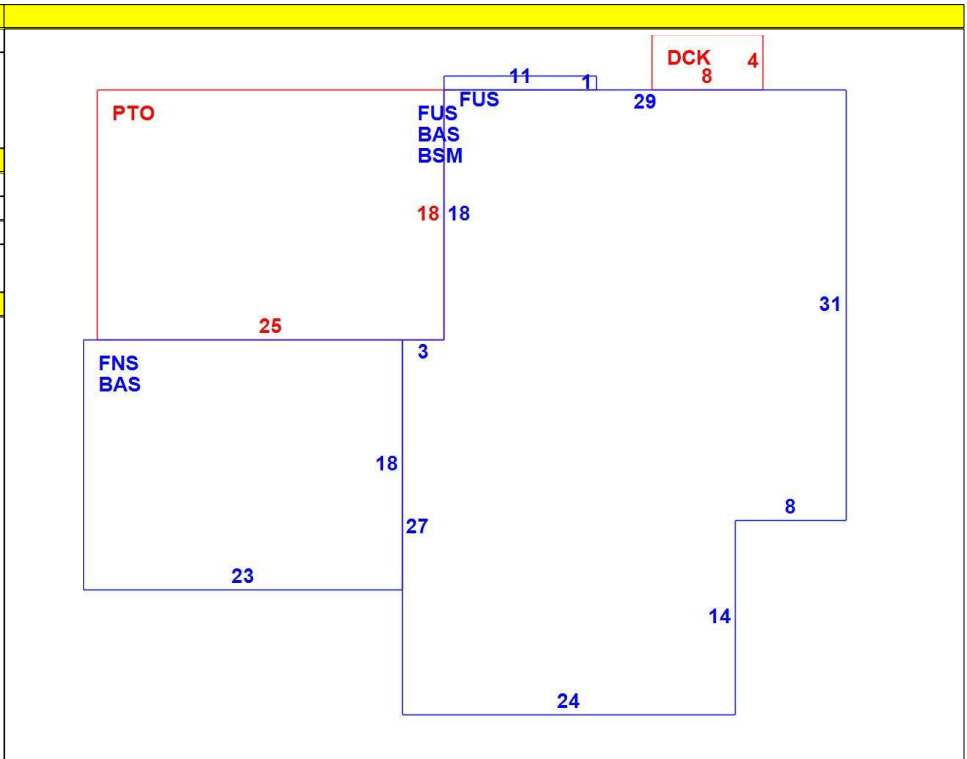
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
15009	07-03-1998	AD	Addition	102,000	01-01-2000	100		32X28 2ND/REMDL 1ST	10-20-2020	SJT	5		01	Measure - No Entry
									09-23-2020	SJT	5		20	Field Review
									09-13-2018	JLF			20	Field Review
									04-12-2013	VGS			20	Field Review
									06-05-2007	BSB			01	Measure - No Entry

LAND LINE VALUATION SECTION																
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustment	Adj Unit P	Land Value	
1	1090	Multi Houses	RC	Primary	40,000 SF	8.75	1.00000	5	1.00	0030	0.886		V125	1.2500	9.69	387,600
1	1090	Multi Houses	WP	Residual	0.115 AC	35,000.00	1.00000	5	1.00	0030	0.886			1.0000	0.72	3,600
Total Card Land Units					1.03 AC	Parcel Total Land Area					1.03	Total Land Value			391,200	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional	Bsmt Area	1274	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	4				
Full Baths	2				
Half Baths	0				
Extra Fixtures	1				
Total Rooms	8				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	0				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1274				

CONDO DATA				
Parcel Id		C	B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION		
Net Other Adj		651,203
Replace Cost		14,040
Year Built		665,242
Effective Year Built		1998
Depreciation Code		2008
Remodel Rating		G
Year Remodeled		
Depreciation %		13
Functional Obsol		
External Obsol		
Trend Factor		1.000
Condition		
Condition %		
Percent Good		87
Cns Sect Rcnd		578,800
Dep % Ovr		
Dep Ovr Comment		
Misc Imp Ovr		
Misc Imp Ovr Comment		
Cost to Cure Ovr		
Cost to Cure Ovr Comment		



OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
SHD1	Shed	L	120	21.00	1984	A	70	C	1.00	1,800
SHD1	Shed	L	200	21.00	1984	A	70	C	1.00	2,900
SHD1	Shed	L	120	21.00	1985	A	70	C	1.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,688	1,688	1,688	179.54	303,069
BSM	Basement	0	1,274	255	35.94	45,783
DCK	Deck	0	32	3	16.83	539
FNS	Finished 90% Story	373	414	373	161.76	66,970
FUS	Finished Upper Story	1,285	1,285	1,285	179.54	230,713
PTO	Patio	0	450	23	9.18	4,129
Ttl Gross Liv / Lease Area		3,346	5,143	3,627		651,203



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MCGANN DENIS J TRUSTEE		12179	0059	09-03-1993		U	I			1	1F		1090	4,400		1090	4,400	
		Total								1	1F	Total		889,900	Total		776,900	
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Total Card Land Units					0.00	AC	Parcel Total Land Area					1.03	Total Land Value					0

